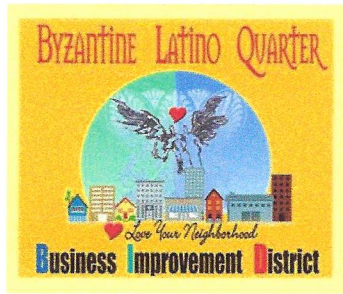


BLQ-Pico Bid Renewal Proposal



December 2017



BYZANTINE LATINO QUARTER-PICO BUSINESS IMPROVEMENT DISTRICT

December 4, 2017

Fellow BLQ-Pico Property Owners:

We are writing to introduce our plans to renew the BLQ-Pico Business Improvement District, which are presented in this brochure. These plans will continue the incredible success we have enjoyed over the past 14 years in attracting business and jobs to the District. They are the product of the hard work of a dedicated property owners' Board of Directors and its staff and vendors working on their behalf.

The BLQ-Pico BID has performed services that have been crucial to the commercial success of Pico Boulevard, including:

- Tons of trash removal
- Sidewalk pressure washing
- Graffiti removal
- Bulky item pick-up
- Street light medallions
- Street furniture maintenance
- Restaurant promotional banners
- Neon sign conversion to LCD

With the renewal of the BLQ-Pico District we are planning to improve these services even more. We want to continue participation by the largest property owners in the area, increase pressure washing from its current frequency, trim District trees, and improve trash collection in District alleys.

We want to encourage all District property owners to continue working together to improve and develop Pico Boulevard and attract new businesses and pedestrians to an already vibrant area. Pico Boulevard is the most heavily used Pedestrian Street in the area and as downtown Los Angeles continues to develop, this is the perfect opportunity to gain exposure to new visitors and consumers. Over 95% of the people traveling there are engaged in business. And 97% of those were attracted by BLQ BID services. The presence of this good foundation

provides the foundation for still more business volume improvements. Imagine our potential for the future!

If there were an alternative to assessing our properties to pay for needed services, all of the property owners that have been involved in putting this proposal together would gladly embrace it. Unfortunately, we don't see such an alternative. It is not realistic to clamor for City services that will not be forthcoming due to acknowledged financial constraints. Complaining about what "could be" or "should be" seems similarly hollow. We want improvements and services to benefit our business community. The only realistic way to accomplish this goal is to take matters into our own hands and adopt the business improvement district solution which has proven to work throughout the City of Los Angeles and across the nation.

We urge you to support the BLQ-Pico BID renewal.

Sincerely,

Leonardo Magana, President

Marc Tavakoli, Vice President

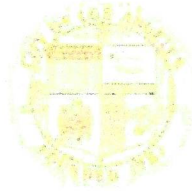
Fr. John Bakas, Board Member

Jacob Segal, Board Member

Ana Ricardo, Board Member

Vanessa Rivera, Board Member

Donald Swartz, Board Member



HERB J. WESSON, JR.
COUNCILMEMBER, 10TH DISTRICT
PRESIDENT, LOS ANGELES CITY COUNCIL

January 9, 2018

Dear Pico Boulevard Property Owner:

Over the past 10 years we have been very fortunate to have the Byzantine Latino Quarter-Business Improvement District (BLQ-Pico BID) performing vital services along Pico Boulevard that benefit the commercial properties located within its boundaries. These services have attracted customers to the area and helped build the businesses and its jobs that are enjoyed within the District today. We have learned that by working together, positive results can be achieved. However, there is more to do. That is the reason I'm writing to support the renewal of the BLQ-Pico BID and to urge you to do so as well.

The BLQ-Pico BID performs services over and above those that the City could provide. This includes: trash collection, pressure washing, graffiti removal, bulky item pick-up, tree trimming, street pole medallions, the "Dining Guide," and bright neon signage.

I understand that the BLQ-Pico BID has great plans for the future and Council District 10 will be an active supporter of those efforts to continue the improvement of our community. The District must be renewed in order for those plans to become a reality. The most important, next step you can take right now to enhance business and property values on Pico Boulevard is to sign a petition and vote to renew the BID.

Thank you for your support!

Sincerely,


HERB J. WESSON, Jr.
President, Los Angeles City Council
10th Council District

HJW:bg:slw



GILBERT A. CEDILLO
COUNCILMEMBER
FIRST DISTRICT

November 17, 2017

Dear Pico Boulevard Property Owner:

Over the past 10 years we have been very fortunate to have the BLQ-Pico Business Improvement District performing vital services along Pico Boulevard that benefit the commercial properties located within its boundaries. These services have attracted customers to the area and helped build the businesses and its jobs that are enjoyed within the District today. We have learned that by working together, positive results can be achieved. However, there is more to do. That is the reason I'm writing to support the renewal of the BLQ-Pico BID and to urge you to do so as well.

The BLQ-Pico BID performs services over and above those that the City could provide. This includes: trash collection, pressure washing, graffiti removal, bulky item pick-up, tree trimming, street pole medallions, the "Dining Guide," and bright neon signage.

And we understand that the BLQ-Pico BID has more and better plans for the future. The First District City Council Office will be an active supporter of those efforts to improve our community even more. The District must be renewed in order for those plans to become a reality. The most important, next step you can take right now to enhance business and property values on Pico Boulevard is to sign a petition and vote to renew the BID.

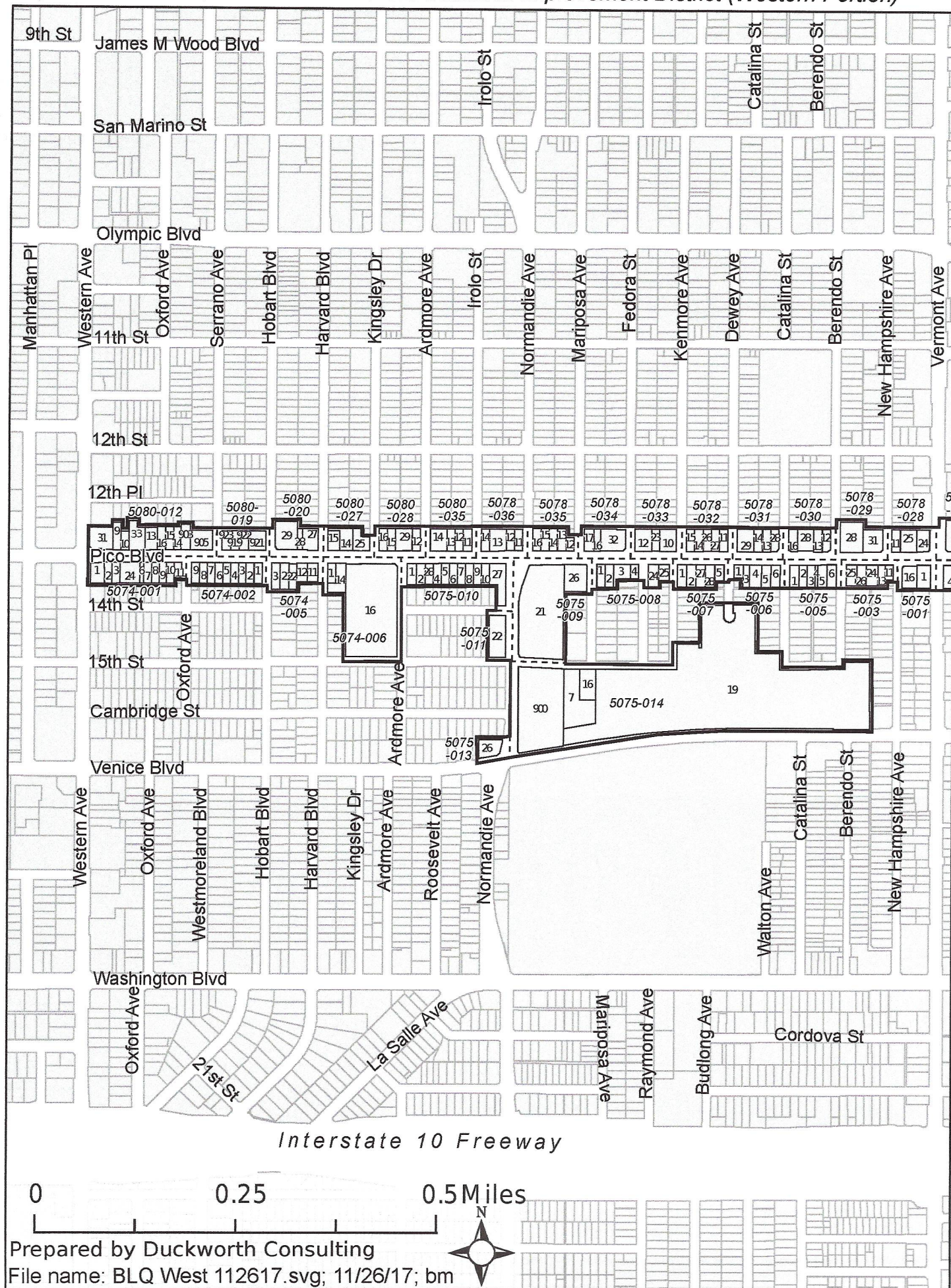
Thank you for your support!

Sincerely,

Gilbert Cedillo
Councilmember, First District

FC

Byzantine Latino Quarter/Pico Boulevard Business Improvement District (Western Portion)



Byzantine Latino Quarter/Pico Boulevard Business Improvement District (Eastern Portion)



BLQ - PICO BID CONCEPTUAL 2019 BUDGET

	<u>Assessments</u>	<u>Other</u>	<u>Totals</u>
I. <u>Landscaping, Sanitation, & Beautification</u>	\$120,000	\$6,316	\$126,316
Trash & Debris Collection			
Pressure Washing			
Graffiti & sticker removal			
Bulky Item Pick-up			
Tree Well Weeding			
Tree Trimming			
Special Projects			
II. <u>Marketing & Promotions Services</u>	\$4,000	\$211	\$4,211
Street Pole Banners			
Holiday Decorations (one (1) quarterly rotation)			
Web site development & operation			
BLQ Landmark Neon Rooftop Sign			
Printed newsletter preparation			
Graphics program			
Branding & marketing program			
Printing / advertising			
Stakeholders Communications			
III. <u>Policy Development & Management</u>	\$33,040	\$1,739	\$34,779
Management Contract (LANI)			
IV. <u>Office, Insurance, Accounting, & Other</u>	\$17,250	\$908	\$18,158
City Clerk Fee			
CPA			
Bookkeeper			
Insurance			
Telephone			
Other expenses			
V. <u>Total Budget</u>	\$174,290	\$9,174	\$183,464

Note: "Other" funds shown above are non-assessment monies paid by the City of Los Angeles that compensate for general benefits provided by the District.

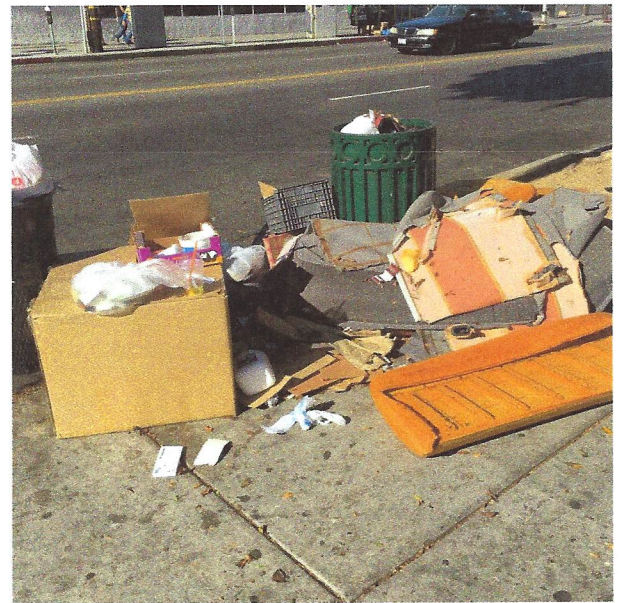
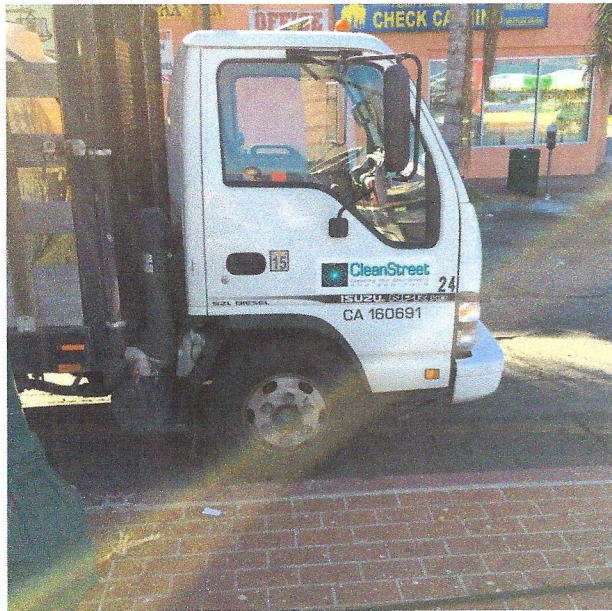


BYZANTINE LATINO QUARTER-PICO BLVD BUSINESS IMPROVEMENT DISTRICT **Keeping the Community Clean and Beautiful**

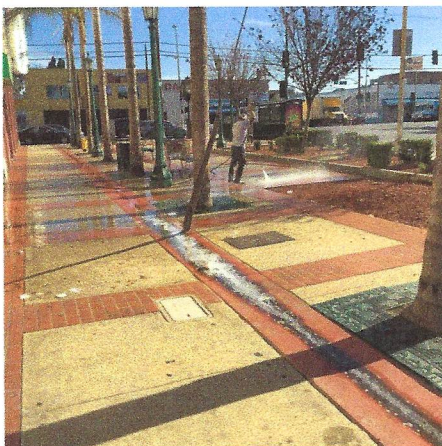


The Byzantine Latino Quarter Business Improvement District (BLQ BID) has been beautifying the community since 2006. Since 2006 the BLQ BID has:

- Removed more than 165,2634 bags of trash weighing more than 3.9 million pounds
- Hauled away more than 4,040 bulky items



- Conducted regular pressure washing at transit plazas and sidewalks
- Swept more than 792,000 pounds of trash from streets and sidewalks

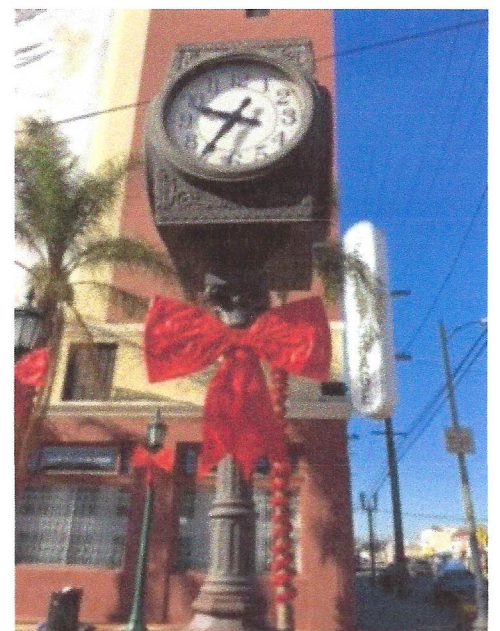
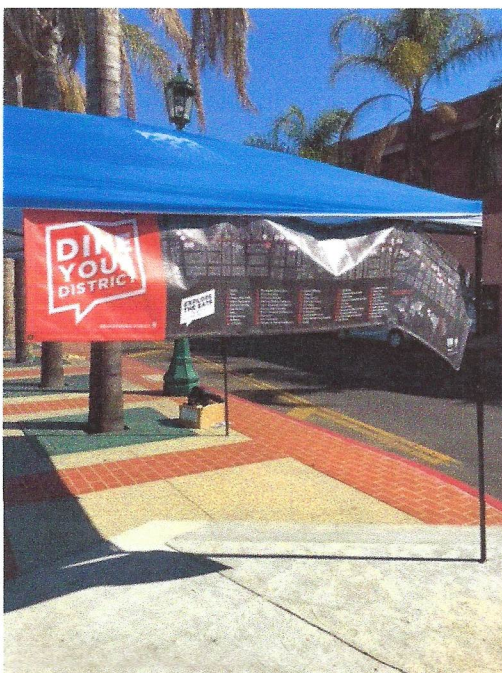


- Removed more than 7,820 instances of graffiti

- Converted BLQ BID sign from neon to LED lighting
- Installed 25 decorative medallions on light poles



- Promoted local restaurants through Dine Your District
- Organized community clean ups with local kids and parents
- Installed holiday decorations at Normandie and Hoover transit plazas



Future projects of the BLQ BID

- Trim over-grown trees
- Work with Council District 1 to establish an annual food festival
- Collaborate with Pico-Union Housing Corporation to improve building facades
- Develop a plan to attract downtown visitors to BID for shopping and dining

The Benefits of the BLQ BID

- An intercept survey was conducted of 546 individuals along Pico Boulevard. The survey concluded that 95% of the people along the district are shopping, buying, or engaging in a commercial activity.
- Through its services the BLQ Business Improvement District helps businesses thrive, attracts customers from all over Los Angeles, creates a clean and inviting environment and most importantly it helps keep vacancy rates low.

The BLQ Business Improvement District is currently up for renewal. For more information on how you can support the critical work of the BLQ BID please contact:



Darin French, BID Manager
Los Angeles Neighborhood Initiative
800 S. Figueroa Street, Ste. 970
Los Angeles, CA 90017
(213) 627-1822 x13
darin@lani.org

COMMENTARY

OCTOBER 31, 2011

Neighborhoods Mean Business

THINK of some of the business districts that have pulled off remarkable turnarounds in recent years in Los Angeles.

Hollywood is certainly one example. It used to be a place where only tourists went.

For a few minutes anyway, until they fled in horror. Now, apparently everyone is going to Hollywood, judging from its traffic. In the ultimate sign of its turnaround, the chronic parking shortage is now the main complaint you hear about Hollywood.

Another obvious example is downtown Los Angeles. Full of interesting restaurants and a magnet for business, downtown also has become home for tens of thousands of young professionals seeking an urban antidote to L.A.'s sprawl.

And think of some of the business districts that are now striving to replicate that kind of a turnaround.

For example, in the Oct. 10 issue of the *Business Journal*, we featured San Pedro. Its funky little downtown area has some interesting shops and galleries, and the interior of the Warner Grand Theatre is worth a lingering look. San Pedro will get a boost beginning next summer when the U.S.S. Iowa battleship becomes a permanent dockside museum, bringing perhaps 450,000 tourists a year to within a few blocks of downtown San Pedro.

One more example of a business district on the verge of a comeback: Chinatown. You can read all about it in the front-page centerpiece article in this week's issue.

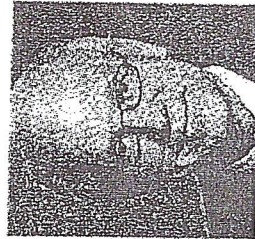
Question: What do these neighborhoods have in common?

Answer: an active business improvement district.

Indeed, such a district, commonly called a BID, can be a true benefit. It can attack crime and grime, improve streetscaping and market the neighborhood. Probably its greatest value is simply getting property owners together in a room on a regular basis to come to agreement on what they want to accomplish in their neighborhood.

A BID is an official district with a defined boundary, and the property owners inside the borders must pay a regular special assessment that's like a tax but legally not. Often, the money is used to hire a small staff and carry out what the property owners want.

On the one hand, it's aggravating for property owners to, in effect, pay twice. Taxes are supposed to pay for police patrols, streetscaping and the like. But many cities are slowly bankrupting themselves by, for example, letting workers retire at age 55 with 90 percent of their salary. So the businesses have to pay special assessments to do what the cities fail to do or fail to do enough of.



COMMENT

CHARLES CRUMPLEY

Charles Crumpley is editor of the Business Journal. He can be reached at ccrumpley@labusinessjournal.com.

But on the other hand, property owners in a BID can decide for themselves what they want done and how they want it done. Sure, they pay more, but they get what they want. And there's value in that.

What's more, a BID can do much more than paint over graffiti and hire private security guards. Effective ones, as in the examples above, can market their areas, host community events and generally be a public advocate for their neighborhood. If they are successful, property values in a BID may increase and rents rise.

To be sure, BIDs are no universal panacea. The property owners have to be willing to pay up – not easy in poor areas. The staff should be creative and effective despite their usually low budgets. And it certainly helps to be in a neighborhood where there's something to build on, something unique or at least interesting, such as Hollywood lore or Chinatown's culture.

But in Los Angeles – a city that earlier this month floated the idea of making property owners repair sidewalks that run through their land – don't be surprised if we see more businesses get together to create BIDs to take care of themselves.

And judging from the record of some of L.A.'s BIDs, that wouldn't be a bad thing.

Pick Your Poison

Is another recession heading toward us? If so, some worry it could be triggered by the European debt crisis, others look at the high unemployment rate or the stagnant housing market. So the *Business Journal* asks:

What is your biggest concern about the economy: Europe, jobs or real estate?

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BLQ-PICO PBID AREA PROPERTY INFORMATION AND ASSESSMENTS FOR 2019

	APN	PROPERTY OWNER	LOT AREA SF	LOT AREA BENEFIT UNITS	LOT AREA ASSESSMENT	IMPT AREA SF	IMP AREA UNITS	IMP AREA ASSESSMENT	PICO FRT FT	OTHER FRT FT	FRT FT BENEFIT UNITS	FRT FT ASSESSMENT	TOTAL ASSESSMENT 2019	% of Total
1	5137034026	LUCKY D AND J LLC	5,806	5,806	\$79.65	5,175	5,175	\$128.06	45	0	45	\$63.24	\$270.95	0.16%
2	5137034025	SCHWARTZ ELLIOT AND BEVERLY TRUST SCHWARTZ FAMILY TR	6,843	6,843	\$97.23	4,970	4,970	\$122.99	55	0	55	\$77.26	\$297.51	0.17%
3	5137034024	SCHWARTZ ELLIOT AND BEVERLY TRUST SCHWARTZ FAMILY TR	6,247	6,247	\$88.76	6,250	6,250	\$154.66	50	0	50	\$70.26	\$313.69	0.18%
4	5137034023	VIOLIE FAMILY LLC	6,234	6,234	\$88.57	6,200	6,200	\$153.43	50	0	50	\$70.26	\$312.26	0.18%
5	5137034022	VIOLIE FAMILY LLC	6,235	6,235	\$88.59	0	0	\$0.00	50	0	50	\$70.26	\$158.85	0.09%
6	5137034021	101 BENSON LLC	6,238	6,238	\$88.63	5,376	5,376	\$133.04	50	0	50	\$70.26	\$291.93	0.17%
7	5137034020	CARSTEN COMPANY LLC ET AL	6,238	6,238	\$88.63	2,663	2,663	\$65.90	50	0	50	\$70.26	\$224.79	0.13%
8	5137034019	NESLER JOHN J JR	5,680	5,680	\$80.70	12,840	12,840	\$317.74	45	0	45	\$83.24	\$481.68	0.26%
9	5137034018	HALEM PARAMARZN	5,882	5,882	\$80.73	2,055	2,055	\$50.85	45	0	45	\$83.24	\$194.82	0.11%
10	5137034017	JAY BRUCE	6,246	6,246	\$88.74	0	0	\$0.00	50	0	50	\$70.26	\$158.01	0.09%
11	5137034016	YANG SUNGHYUN MAND KYUNG H	5,625	5,625	\$79.92	4,344	4,344	\$107.50	113	0	113	\$228.06	\$416.48	0.24%
12	5137034015	CASTILLO PICO PLAZA LLC	12,371	12,371	\$175.77	4,518	4,518	\$111.80	100	0	100	\$140.53	\$428.10	0.23%
13	5137034014	SYSTEM III LLC	34,910	34,910	\$466.01	17,529	17,529	\$463.78	150	228	378	\$531.19	\$1,458.98	0.73%
14	5137034013	EBRIANI JACOB AND FARIDEH TRUST EBRIANI FAMILY TRUST	6,226	6,226	\$83.46	3,692	3,692	\$91.36	50	0	50	\$70.26	\$259.08	0.14%
15	5137034012	AGUEL ALBA M TRUST ALBA M AGUEL TRUST	12,471	12,471	\$177.19	10,406	10,406	\$263.43	50	0	50	\$70.26	\$504.96	0.23%
16	5137034011	LUBEN FRANCES TRUST LUBEN FAMILY TRUST AND	6,225	6,225	\$88.47	6,200	6,200	\$153.43	50	0	50	\$70.26	\$312.11	0.18%
17	5137034010	LUCKY D AND J LLC	6,250	6,250	\$88.80	0	0	\$0.00	50	0	50	\$70.26	\$158.74	0.09%
18	5137034009	LUCKY D AND J LLC	6,250	6,250	\$88.80	5,750	5,750	\$142.29	50	0	50	\$70.26	\$301.36	0.17%
19	5137034008	PICO LO ROSAC FUND LP	20,990	20,990	\$288.23	9,250	9,250	\$228.90	165	117	282	\$396.29	\$923.42	0.53%
20	5137034007	JACKMAN BARBARA A TRUST JACKMAN MARITAL TRUST	37,304	37,304	\$530.02	61,413	61,413	\$1,519.74	150	132	282	\$210.79	\$2,260.56	1.30%
21	5137034006	SOLEYMANI BUJAN	6,176	6,176	\$82.67	4,453	4,453	\$110.28	50	0	50	\$70.26	\$458.62	0.26%
22	5137034005	SOLEYMANI BUJAN	12,360	12,360	\$166.99	27,852	27,852	\$698.23	100	0	100	\$140.53	\$1,005.37	0.58%
23	5137034004	1307 PICO LLC	8,234	8,234	\$116.99	0	0	\$0.00	68	0	68	\$83.24	\$335.39	0.19%
24	5137034003	ESTRADA GABRIEL B COMPANY TRUST ESTRADA FAMILY TRUS	2,512	2,512	\$35.69	14,440	14,440	\$357.34	20	125	145	\$203.76	\$1,001.62	0.57%
25	5137034002	ESTRADA GABRIEL B COMPANY TRUST ESTRADA FAMILY TRUS	14,863	14,863	\$211.46	14,880	14,880	\$388.22	60	248	308	\$432.82	\$864.56	0.38%
26	5137034001	ESTRADA GABRIEL B COMPANY TRUST ESTRADA FAMILY TRUS	14,922	14,922	\$212.02	13,500	13,500	\$334.08	50	0	50	\$70.26	\$708.68	0.41%
27	5137034000	PRICKETT LYNNE B	21,420	21,420	\$304.34	6,150	6,150	\$152.19	50	0	50	\$70.26	\$308.62	0.18%
28	5137034000	ESTRADA GABRIEL B COMPANY TRUST ESTRADA FAMILY TRUS	6,135	6,135	\$87.17	6,250	6,250	\$154.66	50	0	50	\$70.26	\$312.25	0.18%
29	5137034000	ESTRADA GABRIEL B COMPANY TRUST ESTRADA FAMILY TRUS	6,146	6,146	\$87.32	6,150	6,150	\$150.95	50	0	50	\$70.26	\$308.55	0.18%
30	5137034000	MERAZ MICHAEL	6,147	6,147	\$87.39	7,200	7,200	\$178.17	50	0	50	\$70.26	\$335.83	0.19%
31	5137034000	1419 PICO PROPERTY LLC	6,151	6,151	\$87.34	12,275	12,275	\$303.76	100	125	225	\$316.19	\$794.81	0.48%
32	5137034000	ESTRADA GABRIEL B COMPANY TRUST ESTRADA FAMILY TRUS	6,842	6,842	\$97.21	6,777	6,777	\$167.71	60	0	60	\$84.32	\$449.23	0.20%
33	5137034000	1ST HOOVER INVESTMENTS LLC	6,479	6,479	\$92.06	6,573	6,573	\$162.66	50	0	50	\$70.26	\$324.98	0.19%
34	5137034000	YAGHOUBI FARHAD	8,568	8,568	\$121.74	12,960	12,960	\$320.71	55	180	235	\$344.28	\$765.74	0.45%
35	5137034000	MANDEL PHILIP AND SYLVIA TRUST MANDEL FAMILY TRUST	28,082	28,082	\$369.00	16,625	16,625	\$416.36	178	138	315	\$442.66	\$1,258.90	0.71%
36	5137034000	MANDEL PHILIP AND SYLVIA TRUST MANDEL FAMILY TRUST	73,876	73,876	\$1,048.65	56,922	56,922	\$1,406.61	209	160	369	\$516.85	\$2,161.50	1.11%
37	5137034000	PICO AND ALVARADO LOS ANGELES LLC	35,197	35,197	\$500.09	27,470	27,470	\$699.96	145	141	286	\$422.62	\$1,392.38	0.80%
38	5137034000	BYZANTINE LLC	5,595	5,595	\$79.50	5,592	5,592	\$138.13	112	50	162	\$227.85	\$445.28	0.26%
39	5137034000	NIKAM INVESTMENT GROUP INC	104,380	104,380	\$1,483.06	150,257	150,257	\$3,718.30	195	438	633	\$889.54	\$5,090.90	3.49%
40	5137034000	3300 PICO ASSOCIATES LLC	7,158	7,158	\$101.70	4,227	4,227	\$104.60	54	121	175	\$245.92	\$452.23	0.28%
41	5137034000	VIOLIE FAMILY LLC	6,831	6,831	\$108.42	6,820	6,820	\$168.77	60	0	60	\$84.32	\$361.51	0.21%
42	5137034000	SEGAL JACOB AND GERI S TRUST SEGAL FAMILY TRUST	5,084	5,084	\$72.23	5,192	5,192	\$128.48	40	0	40	\$56.21	\$256.93	0.15%
43	5137034000	CHAVEZ ALFREDO M	10,179	10,179	\$144.63	13,592	13,592	\$336.35	80	128	208	\$292.30	\$773.27	0.44%
44	5137034000	DECAMAC DEVELOPERS LLC	25,618	25,618	\$363.99	9,576	9,576	\$236.97	132	127	259	\$363.96	\$964.92	0.55%
45	5137034000	99 CENTS ONLY STORES	18,624	18,624	\$264.61	11,088	11,088	\$274.39	146	127	273	\$383.64	\$922.64	0.53%
46	5137034000	VIOLIE FAMILY LLC	18,130	18,130	\$257.60	12,202	12,202	\$301.95	112	152	264	\$370.99	\$930.54	0.53%
47	5137034000	VIOLIE FAMILY LLC	9,127	9,127	\$129.68	0	0	\$0.00	58	0	58	\$81.51	\$211.18	0.12%
48	5137034000	ALVAREZ NORBERTO AND MARIA TRUST ALVAREZ FAMILY TRUS	15,700	15,700	\$223.07	2,784	2,784	\$68.89	97	152	249	\$349.91	\$641.88	0.37%
49	5137034000	KUMIVA GROUP LLC	36,629	36,629	\$520.43	57,430	57,430	\$1,421.18	230	158	388	\$545.24	\$2,486.86	1.43%
50	5137034000	HEESY MIKE C AND SADIE J	9,541	9,541	\$135.56	16,570	16,570	\$410.05	61	159	220	\$308.16	\$854.77	0.49%
51	5137034000	SUAMA PROPERTIES OF WEST PICO LLC	22,631	22,631	\$321.55	17,412	17,412	\$430.88	146	155	301	\$422.99	\$1,175.42	0.67%
52	5137034000	TIFFY PROPERTIES LLC	34,318	34,318	\$487.60	23,949	23,949	\$592.65	146	235	381	\$535.41	\$1,615.66	0.93%
53	5137034000	CONTRERAS ADAM C	16,963	16,963	\$241.44	15,824	15,824	\$391.59	88	197	285	\$397.69	\$1,030.72	0.59%
54	5137034000	MAN O HOLDINGS LLC	11,895	11,895	\$168.15	10,200	10,200	\$252.41	60	0	60	\$84.32	\$304.88	0.23%
55	5137034000	JUNG CHARLES J AND GRACE H	13,775	13,775	\$197.14	11,404	11,404	\$282.43	140	99	239	\$335.96	\$815.21	0.47%
56	5137034000	1900 WEST PICO BLVD LLC	8,500	8,500	\$126.79	15,454	15,454	\$382.43	192	101	293	\$411.74	\$1,169.12	0.64%
57	5137034000	SALVATION ARMY	13,267	13,267	\$183.77	7,500	7,500	\$188.90	146	176	322	\$435.80	\$1,013.33	0.58%
58	5137034000	SMITH HARRIS AND JILL TRUST ET AL SMITH	33,753	33,753	\$478.98	17,941	17,941	\$421.70	216	215	431	\$595.84	\$1,721.38	0.91%
59	5137034000	UNITED BUSINESS MANAGEMENT COMPANY LLC	6,693	6,693	\$95.10	119,821	119,821	\$2,965.13	94	552	709	\$998.34	\$4,880.42	2.80%
60	5137034000	TORRES GEORGE AND ROBERTA ETAL	14,772	14,772	\$209.88	0	0	\$0.00	157	99	193	\$271.22	\$666.31	0.36%
61	5137034000	BRAL SAID COTRUSTEE STB FAMILY TRUST LESSOR	14,080	14,080	\$199.77	2,440	2,440	\$60.38	98	0	98	\$137.72	\$402.48	0.23%
62	5137034000	MOVIMIENTO COOPERATYV TRUST ET AL HAZEL H OHTA TRUST	7,038	7,038	\$100.00	6,477	6,477	\$160.28	102	137	239	\$335.85	\$678.07	0.39%
63	5137034000	LEE YUNG H	7,041	7,041	\$100.00	6,885	6,885	\$170.38	51	0	51	\$71.67	\$331.95	0.19%
64	5137034000	YOUNG ELLEN ET AL TRUST GEORGE AND ELLEN YOUNG TRUS	7,045	7,045	\$100.10	4,590	4,590	\$113.59	51	137	188	\$264.19	\$477.87	0.27%
65	5137034000	SHALOM DISABILITY MINISTRIES	7,005	7,005	\$99.53	7,989	7,989	\$197.70	103	0	103	\$144.74	\$542.42	0.31%
66	5137034000	JKH LLC	7,009	7,009	\$99.59	4,900	4,900	\$87.70	51	137	188	\$264.19	\$451.42	0.26%
67	5137034000	DUO LLC	7,021	7,021	\$99.76	4,992	4,992	\$121.26	51	0	51	\$71.67	\$292.51	0.17%
68	5137034000	DUO LLC	7,021	7,021	\$99.76	4,992	4,992	\$123.53	51	137	188	\$264.19	\$487.48	0.28%

BLQ-PICO PBID AREA PROPERTY INFORMATION AND ASSESSMENTS FOR 2019

APN	PROPERTY OWNER	LOT AREA SF	LOT AREA BENEFIT UNITS	LOT AREA ASSESSMENT	IMPT AREA SF	IMP AREA BENEFIT UNITS	IMP AREA ASSESSMENT	PICO FRT FT	OTHER STREET FRT FT	FRT FT BENEFIT UNITS	FRT FT ASSESSMENT	TOTAL ASSESSMENT 2019	% of Total
74	5080027015	8,870	8,870	\$126.03	2,580	2,580	\$63.85	71	136	207	\$290.89	\$480.76	0.28%
75	5080027014	12,066	12,066	\$171.29	442	442	\$10.94	79	0	79	\$111.02	\$293.25	0.17%
76	5080027025	11,010	11,010	\$156.43	2,987	2,987	\$73.92	100	83	183	\$257.16	\$487.51	0.28%
77	5080020029	24,067	24,067	\$341.95	11,457	11,457	\$283.52	131	178	309	\$434.23	\$1,069.70	0.61%
78	5080020028	4,214	4,214	\$59.87	5,533	5,533	\$136.92	32	0	32	\$44.97	\$241.78	0.14%
79	5080020027	13,088	13,088	\$185.96	10,237	10,237	\$253.33	97	138	233	\$327.43	\$766.71	0.44%
80	5080019923	6,502	6,502	\$83.30	0	0	\$0.00	54	121	175	\$246.92	\$329.23	0.19%
81	5080019922	8,008	8,008	\$88.05	0	0	\$0.00	54	0	54	\$75.88	\$329.23	0.19%
82	5080019921	13,027	12,022	\$170.81	1,000	1,000	\$24.75	108	121	229	\$321.81	\$517.36	0.30%
83	5080019919	6,505	6,169	\$87.65	0	0	\$0.00	54	0	54	\$75.88	\$321.81	0.30%
84	5080012905	16,919	15,787	\$224.62	0	0	\$0.00	135	125	260	\$365.37	\$686.39	0.34%
85	5080012903	16,919	15,787	\$224.62	0	0	\$0.00	135	125	260	\$365.37	\$686.39	0.34%
86	5080012902	16,919	15,787	\$224.62	0	0	\$0.00	135	125	260	\$365.37	\$686.39	0.34%
87	5080012901	21,500	21,500	\$305.48	6,800	6,800	\$168.27	100	0	100	\$140.53	\$614.28	0.35%
88	5080012031	17,504	17,504	\$249.98	9,637	9,637	\$238.48	128	131	257	\$361.15	\$949.61	0.49%
89	5080012016	7,369	7,369	\$104.70	0	0	\$0.00	50	0	50	\$70.26	\$174.96	0.10%
90	5080012015	7,203	7,203	\$102.34	3,394	3,394	\$83.99	50	0	50	\$70.26	\$256.59	0.15%
91	5080012014	6,527	6,527	\$92.74	944	944	\$23.36	45	0	45	\$63.24	\$179.33	0.10%
92	5080012013	10,567	10,567	\$150.14	2,374	2,374	\$58.75	75	0	75	\$105.40	\$314.28	0.18%
93	5080012010	8,569	8,569	\$83.39	2,549	2,549	\$63.08	50	0	50	\$70.26	\$216.73	0.12%
94	5080012009	8,506	8,506	\$120.86	10,322	10,322	\$255.43	50	0	50	\$70.26	\$446.55	0.26%
95	5078036014	7,058	7,058	\$100.28	4,313	4,313	\$106.73	51	138	189	\$265.60	\$472.61	0.27%
96	5078036013	14,126	14,126	\$200.71	6,760	6,760	\$167.28	103	0	103	\$144.74	\$512.73	0.29%
97	5078036012	7,069	7,069	\$100.44	7,224	7,224	\$176.77	51	0	51	\$71.67	\$350.87	0.20%
98	5078036011	7,079	7,079	\$100.58	7,038	7,038	\$174.16	51	138	189	\$265.60	\$472.61	0.27%
99	5078035016	7,084	7,084	\$100.65	5,100	5,100	\$126.21	51	138	189	\$265.60	\$472.61	0.27%
100	5078035015	7,087	7,087	\$100.69	3,570	3,570	\$88.34	51	0	51	\$71.67	\$260.71	0.15%
101	5078035014	7,090	7,090	\$100.74	0	0	\$0.00	51	0	51	\$71.67	\$172.41	0.10%
102	5078035013	7,084	7,084	\$100.79	6,834	6,834	\$168.12	51	0	51	\$71.67	\$341.58	0.20%
103	5078035012	4,351	4,351	\$61.82	3,060	3,060	\$75.72	51	80	131	\$184.09	\$321.63	0.18%
104	5078034032	20,190	20,190	\$268.86	2,511	2,511	\$62.14	150	128	278	\$387.85	\$736.88	0.42%
105	5078034017	8,668	8,668	\$123.16	2,820	2,820	\$69.78	63	138	201	\$282.46	\$475.40	0.27%
106	5078034016	5,355	5,355	\$78.64	1,602	1,602	\$38.64	40	0	40	\$55.21	\$174.50	0.10%
107	5078033022	15,357	15,357	\$202.61	3,892	3,892	\$98.19	103	139	242	\$340.08	\$720.85	0.32%
108	5078033021	14,268	14,268	\$202.61	14,136	14,136	\$202.61	103	139	242	\$340.08	\$720.85	0.32%
109	5078033020	7,053	7,053	\$100.21	3,583	3,583	\$84.96	51	0	51	\$71.67	\$280.57	0.15%
110	5078033026	7,053	7,053	\$100.21	2,684	2,684	\$65.92	51	0	51	\$71.67	\$237.76	0.14%
111	5078033015	7,154	7,154	\$101.65	3,876	3,876	\$96.92	51	139	190	\$267.00	\$484.56	0.27%
112	5078033014	7,149	7,149	\$101.57	3,952	3,952	\$97.80	51	0	51	\$71.67	\$271.04	0.16%
113	5078033011	7,159	7,159	\$101.72	6,090	6,090	\$150.70	103	139	242	\$340.08	\$519.42	0.30%
114	5078031029	14,348	14,348	\$203.86	6,114	6,114	\$151.30	103	140	243	\$341.48	\$696.64	0.40%
115	5078031028	6,919	6,919	\$98.31	3,635	3,635	\$89.95	48	133	181	\$254.35	\$442.61	0.25%
116	5078031014	7,173	7,173	\$101.92	0	0	\$0.00	51	0	51	\$71.67	\$173.58	0.10%
117	5078031013	7,177	7,177	\$101.97	8,109	8,109	\$200.67	51	0	51	\$71.67	\$374.31	0.21%
118	5078030028	13,608	13,608	\$193.35	9,960	9,960	\$231.63	103	0	103	\$144.74	\$669.71	0.33%
119	5078030016	6,968	6,968	\$99.00	3,867	3,867	\$86.69	48	132	180	\$252.95	\$447.65	0.26%
120	5078030013	7,197	7,197	\$102.26	3,960	3,960	\$88.00	51	0	51	\$71.67	\$271.92	0.16%
121	5078030012	6,954	6,954	\$98.80	1,315	1,315	\$32.54	48	132	180	\$252.95	\$384.29	0.22%
122	5078029031	16,500	16,500	\$234.44	4,606	4,606	\$113.98	121	129	250	\$351.32	\$689.74	0.40%
123	5078029028	28,543	28,543	\$377.13	35,252	35,252	\$897.10	143	186	329	\$462.33	\$1,736.57	1.00%
124	5078029025	14,101	14,101	\$200.35	5,148	5,148	\$127.39	100	0	100	\$140.53	\$488.27	0.27%
125	5078028024	11,272	11,272	\$160.16	324	324	\$80.02	78	132	210	\$295.11	\$483.28	0.27%
126	5078028011	7,326	7,326	\$104.09	3,640	3,640	\$90.08	52	141	193	\$271.22	\$465.38	0.27%
127	5078019603	9,595	9,128	\$128.71	5,574	5,574	\$137.94	100	0	100	\$140.53	\$483.28	0.27%
128	5078019602	9,595	9,128	\$128.71	5,574	5,574	\$137.94	100	0	100	\$140.53	\$483.28	0.27%
129	5078019601	9,595	9,128	\$128.71	5,574	5,574	\$137.94	100	0	100	\$140.53	\$483.28	0.27%
130	5078019600	9,595	9,128	\$128.71	5,574	5,574	\$137.94	100	0	100	\$140.53	\$483.28	0.27%
131	5078019025	9,942	9,942	\$141.26	12,888	12,888	\$310.93	100	378	478	\$781.05	\$1,553.44	0.91%
132	5078019023	19,933	19,933	\$283.21	0	0	\$0.00	100	0	100	\$140.53	\$729.63	0.42%
133	5078019022	78,379	78,379	\$1,085.21	12,361	12,361	\$305.89	241	375	616	\$865.65	\$2,345.49	1.35%
134	5078019019	18,588	18,588	\$235.69	6,500	6,500	\$160.85	140	50	190	\$267.00	\$531.97	0.31%
135	5078017013	7,171	7,171	\$101.89	6,590	6,590	\$163.08	140	50	190	\$267.00	\$531.97	0.31%
136	5078016026	13,467	13,467	\$191.34	7,055	7,055	\$174.59	137	93	230	\$323.21	\$689.14	0.40%
137	5078016012	2,392	2,392	\$33.84	1,460	1,460	\$36.13	37	0	37	\$51.99	\$121.97	0.07%
138	5078016011	6,718	6,718	\$95.45	6,240	6,240	\$154.42	103	65	168	\$236.09	\$485.95	0.28%
139	5078015020	17,050	17,050	\$242.25	6,477	6,477	\$160.28	112	134	246	\$345.70	\$748.23	0.43%
140	5078015008	21,749	21,749	\$309.02	15,370	15,370	\$380.35	145	150	295	\$414.55	\$1,103.92	0.63%
141	5075014900	142,284	135,787	\$1,929.30	0	0	\$0.00	0	817	817	\$1,148.11	\$3,077.40	1.77%
142	5075014016	828,076	828,076	\$11,795.52	51,660	51,660	\$1,278.39	4354	4354	4354	\$6,116.54	\$19,162.46	10.96%
143	5075014015	19,001	19,001	\$269.97	0	0	\$0.00	0	100	100	\$140.53	\$410.50	0.24%
144	5075014014	52,272	52,272	\$742.69	24,498	24,498	\$606.23	0	102	102	\$143.34	\$1,492.27	0.88%
145	5075014007	13,970	13,970	\$198.49	7,939	7,939	\$206.23	0	210	210	\$295.11	\$690.08	0.40%
146	5075013028	25,927	25,927	\$366.38	0	0	\$0.00	0	360	360	\$505.90	\$874.27	0.50%
147	5075011022	6,357	6,357	\$90.32	3,596	3,596	\$88.99	50	0	50	\$70.26	\$246.57	0.14%
148	5075010027	19,508	19,508	\$277.17	78,000	78,000	\$1,930.51	50	260	310	\$405.90	\$2,773.28	1.56%
149	5075010010	6,504	6,504	\$92.41	4,600	4,600	\$113.63	50	0	50	\$70.26	\$276.51	0.16%

BLQ-PICO PBID AREA PROPERTY INFORMATION AND ASSESSMENTS FOR 2019

APN	PROPERTY OWNER	LOT AREA SF	LOT AREA BENEFIT UNITS	LOT AREA ASSESSMENT	IMP AREA SF	IMP AREA BENEFIT UNITS	IMP AREA ASSESSMENT	PICO FRT FT	OTHER STREET FRT FT	FRT FT BENEFIT UNITS	FRT FT ASSESSMENT	TOTAL ASSESSMENT 2019	% of Total
150	W MAISTERS CONSTRUCTION MANAGEMENT INC	6,504	6,504	\$92.41	4,578	4,578	\$113.29	50	0	50	\$70.26	\$275.96	0.16%
151	OH CHANG AND HEE LIVING TRUST	6,504	6,504	\$92.41	3,500	3,500	\$86.61	50	0	50	\$70.26	\$249.29	0.14%
152	KIM ELLENNE	6,506	6,506	\$92.44	1,427	1,427	\$35.31	50	0	50	\$70.26	\$198.02	0.11%
153	OH JENNIFER ET AL	6,506	6,506	\$92.44	1,049	1,049	\$25.96	50	0	50	\$70.26	\$188.66	0.11%
154	CHA JONG WANG SOON A TRUST ET AL CHA FAMILY TRUST AND	6,506	6,506	\$92.44	4,790	4,790	\$118.53	50	0	50	\$70.26	\$281.24	0.16%
155	CHA JONG WANG SOON A TRUST ET AL CHA FAMILY TRUST AND	6,507	6,507	\$92.45	5,000	5,000	\$123.73	50	0	50	\$70.26	\$286.45	0.16%
156	E R K PROPERTIES LLC	7,510	7,510	\$92.50	1,790	1,790	\$44.30	50	0	50	\$70.26	\$207.06	0.12%
157	THE ARCHBISHOP OF LA	7,531	7,531	\$108.42	2,230	2,230	\$55.68	127	167	167	\$262.79	\$428.89	0.24%
158	ST SOPHIA FOUNDATION	20,416	20,416	\$240.48	10,922	10,922	\$273.81	143	168	168	\$245.04	\$1,134.51	0.65%
159	ST SOPHIA FOUNDATION	157,897	157,897	\$2,240.46	70,092	70,092	\$1,732.81	218	162	162	\$213.46	\$5,168.54	0.19%
160	AHN IN SUK	6,584	6,584	\$93.26	5,870	5,870	\$145.26	65	165	165	\$238.08	\$513.67	0.30%
161	SHOFET AND KHALILI NAZILA	9,089	9,089	\$123.28	4,460	4,460	\$110.37	65	140	205	\$288.08	\$527.73	0.30%
162	D AND D PARTNERS LLC	4,670	4,670	\$66.35	3,744	3,744	\$92.65	52	90	142	\$148.15	\$358.55	0.21%
163	D AND D PARTNERS LLC	10,160	10,160	\$144.36	6,240	6,240	\$154.42	104	0	104	\$148.15	\$444.92	0.26%
164	HWANG KEE SAND BETTY B TRUST HWANG FAMILY TRUST	7,280	7,280	\$103.44	3,120	3,120	\$77.21	52	0	52	\$73.07	\$253.72	0.15%
165	PICO COLLECTION MART	7,280	7,280	\$103.44	7,280	7,280	\$180.15	52	140	192	\$269.81	\$553.40	0.32%
166	LUSTER BRADLEY A TRUST BRADLEY A LUSTER TRUST AND	8,038	8,038	\$114.21	6,840	6,840	\$169.26	57	0	57	\$80.10	\$363.57	0.21%
167	LUSTER BRADLEY A TRUST BRADLEY A LUSTER TRUST AND	8,039	8,039	\$114.22	4,560	4,560	\$112.84	57	0	57	\$80.10	\$307.16	0.18%
168	YOUNG LYDIA	5,725	5,725	\$81.34	7,306	7,306	\$180.80	57	100	157	\$220.63	\$482.77	0.28%
169	KIM SON HEUNG TRUST SIN HEUNG KIM TRUST	8,038	8,038	\$114.21	5,643	5,643	\$139.64	57	0	57	\$80.10	\$333.95	0.19%
170	VAPNIK MARK	8,038	8,038	\$114.21	18,096	18,096	\$447.81	57	140	197	\$276.84	\$838.85	0.48%
171	SIM THERESA	8,056	8,056	\$114.46	7,540	7,540	\$186.59	57	140	197	\$276.84	\$577.89	0.33%
172	PEDRAZA ANTONINO AND MARIA	8,038	8,038	\$114.21	4,880	4,880	\$120.78	57	0	57	\$80.10	\$315.07	0.18%
173	BOHORQUEZ OLIVIA TRUST BOHORQUEZ FAMILY TRUST	10,617	10,617	\$150.85	7,377	7,377	\$182.55	76	0	76	\$106.80	\$440.20	0.25%
174	BOHORQUEZ JOHN AND JANE TRUST	5,459	5,459	\$77.56	3,416	3,416	\$84.53	39	0	39	\$54.81	\$216.90	0.12%
175	NAMKUNG PROPERTY PARTNERS LLC	4,591	4,591	\$65.23	2,910	2,910	\$72.01	57	80	137	\$182.52	\$328.76	0.19%
176	YOUNG CHANG S	8,056	8,056	\$114.46	7,880	7,880	\$197.48	57	140	197	\$276.84	\$568.78	0.34%
177	YOUNG CHANG S	8,056	8,056	\$114.46	4,560	4,560	\$112.84	57	0	57	\$80.10	\$307.16	0.18%
178	ZUNIGA FRANCISCO AND GUADALUPE	7,076	7,076	\$88.46	868	868	\$21.48	15	0	15	\$21.08	\$72.06	0.04%
179	YOUNG CHANG S	7,000	7,000	\$88.46	7,000	7,000	\$173.22	50	0	50	\$70.26	\$342.95	0.20%
180	YOUNG CHANG S	7,000	7,000	\$88.46	7,000	7,000	\$173.22	50	0	50	\$70.26	\$342.95	0.20%
181	YOUNG CHANG S	6,934	6,934	\$114.15	7,571	7,571	\$187.35	50	140	190	\$276.84	\$524.67	0.22%
182	PINTO MICHAEL TRUST MICHAEL PINTO TRUST	7,941	7,941	\$112.83	7,930	7,930	\$198.24	50	0	50	\$70.26	\$268.08	0.16%
183	PINTO MICHAEL TRUST MICHAEL PINTO TRUST	8,313	8,313	\$118.11	5,120	5,120	\$128.76	68	130	198	\$275.43	\$520.25	0.30%
184	KIM FAMILY TRUST	9,068	9,068	\$128.84	8,920	8,920	\$218.26	70	0	70	\$98.37	\$445.47	0.26%
185	PARK YOUNG S	6,239	6,239	\$86.65	12,400	12,400	\$306.65	48	0	48	\$87.45	\$462.95	0.27%
186	BLUE SAVANNAH INVESTMENT COMPANY LLC	4,412	4,412	\$62.69	7,504	7,504	\$185.75	48	92	140	\$196.74	\$445.12	0.26%
187	UNITED METHODIST MINISTRIES LOS ANGELES DISTRICT	10,350	10,350	\$147.06	37,298	37,298	\$922.99	86	115	201	\$283.46	\$1,352.50	0.53%
188	SCHWARTZ DEBORAH B TRUST ET AL DEBORAH B SCHWARTZ	12,106	12,106	\$172.02	17,624	17,624	\$438.13	87	140	227	\$319.00	\$927.13	0.38%
189	ARCHDIOCESE OF LA EDUCATION AND WELFARE CORPORATIO	184,259	184,259	\$2,618.00	61,691	61,691	\$1,526.62	316	573	889	\$1,249.28	\$6,393.91	3.09%
190	KOU SHU C AND SHAN C	13,787	13,787	\$186.89	6,840	6,840	\$169.26	60	58	118	\$165.82	\$530.98	0.30%
191	GRIJALVA GUILLERMO	6,279	6,279	\$89.21	5,763	5,763	\$142.61	51	122	173	\$243.11	\$474.94	0.27%
192	LUSTER RUTKIN CATHIE L TRUST C LUSTER RUTKIN TRUST AN	8,321	8,321	\$118.23	4,633	4,633	\$114.65	53	0	53	\$74.48	\$307.36	0.18%
193	BAE SUSAN	7,354	7,354	\$104.49	6,767	6,767	\$167.46	65	0	65	\$91.34	\$363.29	0.21%
194	KIM PAUL U AND SUN A TRUST KIM FAMILY TRUST	7,293	7,293	\$103.62	7,655	7,655	\$189.43	64	114	178	\$250.14	\$543.19	0.31%
195	LUSTER DORIS T TRUST LUSTER TRUST AND	8,318	8,318	\$118.18	11,920	11,920	\$294.98	52	160	212	\$297.92	\$711.08	0.43%
196	LUSTER DORIS T TRUST LUSTER TRUST AND	8,480	8,480	\$120.49	8,246	8,246	\$204.06	53	0	53	\$74.48	\$399.02	0.23%
197	AMIRA CHANCE LLC	6,518	6,518	\$92.61	3,840	3,840	\$95.03	51	127	178	\$250.14	\$437.77	0.25%
198	CHOE VICTOR AND J LIVING TRUST	6,065	6,065	\$86.46	4,800	4,800	\$118.78	48	0	48	\$87.45	\$272.69	0.16%
199	TAEK SOO LIM	6,065	6,065	\$86.46	3,504	3,504	\$86.71	48	0	48	\$87.45	\$240.62	0.14%
200	SN PROPERTY MANAGEMENT LLC	6,065	6,065	\$86.47	2,440	2,440	\$60.38	48	0	48	\$87.45	\$214.31	0.12%
201	SN PROPERTY MANAGEMENT LLC	6,065	6,065	\$86.46	5,164	5,164	\$128.28	48	0	48	\$87.45	\$282.20	0.16%
202	SN PROPERTY MANAGEMENT LLC	6,065	6,065	\$86.46	3,206	3,206	\$79.15	48	0	48	\$87.45	\$275.36	0.16%
203	DASAKSHI MAHAZ COTRUSTEE MAHAZ	6,088	6,088	\$86.47	3,206	3,206	\$79.15	48	0	48	\$87.45	\$275.36	0.16%
204	KOSKINA DOROTHY H	6,087	6,087	\$86.49	4,656	4,656	\$120.17	48	0	48	\$87.45	\$253.11	0.13%
205	CHOI SU K	6,087	6,087	\$86.49	6,132	6,132	\$151.74	48	127	175	\$245.92	\$464.15	0.29%
206	PINE SOL J Y PROPERTY LLC	15,520	15,520	\$220.51	14,676	14,676	\$383.18	123	0	123	\$172.85	\$756.54	0.43%
207	YI CHAE P AND	4,193	4,193	\$59.58	7,360	7,360	\$182.13	46	91	137	\$192.52	\$434.23	0.25%
208	Hwa Cheng Yi	5,968	5,968	\$84.79	3,008	3,008	\$74.44	47	0	47	\$86.05	\$225.28	0.13%
209	CHAE PONG YI	5,966	5,966	\$84.62	2,350	2,350	\$58.15	47	0	47	\$86.05	\$208.83	0.12%
210	CHAE PONG YI	6,209	6,209	\$88.22	1,600	1,600	\$39.59	45	0	45	\$83.24	\$183.16	0.11%
211	KIM YOUNG Y AND	3,105	3,105	\$44.12	0	0	\$0.00	49	0	49	\$68.86	\$157.08	0.09%
212	XU SHENG LE	3,105	3,105	\$44.12	2,230	2,230	\$55.18	25	0	25	\$35.13	\$134.43	0.08%
213	ARIAN JACK TRUST JACK AND SYLVIA ARIAN TRUST	6,208	6,208	\$88.20	5,880	5,880	\$145.51	49	0	49	\$88.86	\$302.57	0.17%
214	ARIAN JACK TRUST JACK AND SYLVIA ARIAN TRUST	6,207	6,207	\$86.38	8,262	8,262	\$204.45	49	0	49	\$88.86	\$361.50	0.21%
215	ARIAN JACK TRUST JACK AND SYLVIA ARIAN TRUST	11,147	11,147	\$158.38	9,706	9,706	\$240.19	88	127	215	\$302.13	\$700.70	0.40%
216	VIGIL CELAURO AND JUANA M TRUST CELAURO AND JUANA M V	6,093	6,093	\$86.57	5,692	5,692	\$140.86	50	0	50	\$70.26	\$297.69	0.17%
217	MORA MATURIN	12,989	12,989	\$180.29	21,325	21,325	\$527.71	100	127	227	\$319.00	\$1,027.00	0.59%
218	CAUDILLO ELYSIA TRUST CAUDILLO FAMILY TRUST	10,561	10,561	\$290.05	5,330	5,330	\$131.90	122	86	208	\$292.30	\$574.25	0.33%
219	DIVINE HOTELS GROUP	20,444	20,444	\$290.47	9,627	9,627	\$238.23	124	165	289	\$408.12	\$954.83	0.54%
220	DIVINE HOTELS GROUP	3,900	3,900	\$55.41	0	0	\$0.00	30	0	30	\$42.16	\$97.57	0.06%
221	DIVINE HOTELS GROUP	4,030	4,030	\$57.26	0	0	\$0.00	31	0	31	\$43.56	\$100.82	0.06%
222	MIRTORANDO SR COTR CETINA FAMILY TRUST	7,625	7,625	\$106.34	4,963	4,963	\$122.82	61	125	186	\$261.63	\$462.53	0.28%
223	MIRTORANDO SR COTR CETINA FAMILY TRUST	12,453	12,453	\$176.94	27,959	27,959	\$691.68	88	130	218	\$306.35	\$1,175.17	0.67%
224	CETINA ORLANDO A SR COMPANY TRUST CETINA FAMILY TRUS	13,997	13,997	\$188.67	6,758	6,758	\$167.24	98	132	230	\$323.21	\$699.32	0.40%
225	CETINA ORLANDO SR AND MARTHA TRUST CETINA FAMILY TRU	41,100	41,100	\$565.96	17,940	17,940	\$443.95	300	0	300	\$421.58	\$1,449.49	0.85%

BLQ-PICO PBID AREA PROPERTY INFORMATION AND ASSESSMENTS FOR 2019

APN	PROPERTY OWNER	LOT AREA SF	LOT AREA BENEFIT UNITS	LOT AREA ASSESSMENT	IMPT AREA SF	IMP AREA BENEFIT UNITS	IMP AREA ASSESSMENT	PICO FRT FT	OTHER STREET FRT FT	FRT FT BENEFIT UNITS	FRT FT ASSESSMENT	TOTAL ASSESSMENT 2019	% of Total
228	5056004004	7,002	7,002	\$99.49	9,408	9,408	\$232.81	50	0	50	\$70.26	\$402.56	0.23%
227	5056004003	6,999	6,999	\$99.44	7,770	7,770	\$192.28	50	0	50	\$70.26	\$361.89	0.21%
228	5056003027	19,958	19,958	\$283.57	38,938	38,938	\$963.57	143	280	423	\$594.43	\$1,841.57	1.08%
229	5056002042	13,471	13,471	\$191.40	242	242	\$5.99	91	137	228	\$320.40	\$517.79	0.30%
230	5056002040	7,173	7,173	\$101.92	5,715	5,715	\$141.43	48	0	48	\$67.45	\$310.79	0.18%
231	5056002021	13,223	13,223	\$107.88	19,890	19,890	\$492.20	93	132	225	\$316.19	\$996.27	0.57%
232	BAY CITIES DISCOUNT KITCHEN AND APPLIANCES INC	6,667	6,667	\$94.73	0	0	\$0.00	49	0	49	\$68.88	\$163.58	0.09%
233	MOSHFEH ESHWARI COMPANY TRUST MOSHFEH FAMILY	6,611	6,611	\$95.77	4,010	4,010	\$99.23	49	0	49	\$68.88	\$264.86	0.15%
234	105056001055	13,618	13,618	\$95.77	1,598	1,598	\$404.14	88	140	228	\$320.40	\$928.86	0.53%
235	5056001002	6,312	6,312	\$96.70	1,811	1,811	\$44.12	49	0	49	\$68.88	\$270.46	0.12%
236	5056001001	13,628	13,628	\$193.63	9,760	9,760	\$241.52	97	140	237	\$533.05	\$766.20	0.44%
	Zone 1 Sub Totals	4,100,903	4,088,936	\$58,097	2,347,691	2,347,691	\$58,097	18,330	23,012	41,342	\$58,097	\$174,290	100.00%

	Total Budget = \$174,290	Assessment Totals	Ass't Rates
33%	Lot Area Factor = Zone 1 Lot Area SF Rate	\$58,097	\$0.0142
33%	Improvement Area Factor = Zone 1 Improvement Area SF Rate	\$58,097	\$0.0247
33%	Street Frontage Factor Zone 1 Street Frontage SF Rate	\$58,097	\$1.4053